

TRANSFER
TAX
PAID

Doc # 2008025295
Book 9858 Page 0120

QUITCLAIM DEED WITH COVENANT

(Maine Statutory Short Form)

KNOW ALL PERSONS BY THESE PRESENTS, that **WHA, INC.** a Maine nonprofit corporation, whose mailing address is 88 Silver Street, Waterville, Maine, 04901, hereinafter referred to as the Grantor, for consideration paid grants to **PLEASANT STREET ASSOCIATES, LP**, a Maine limited partnership, whose mailing address is c/o WHA, Inc., 88 Silver Street, Waterville, Maine 04901, hereinafter referred to as the Grantee, with **QUITCLAIM COVENANTS**, a certain lot or parcel of land situated in the Town of Waterville, Kennebec County and State of Maine, and described as follows:

A certain lot or parcel of land situated on the easterly side of Pleasant Street and the southerly side of North Street, in the City of ~~Waterville~~ County of Kennebec, State of Maine bounded and described as follows:

Beginning at a spike set at the intersection of the easterly side of Pleasant Street and the southerly side of North Street. Thence by following courses and distances S 79° 49' 38" E along the southerly side of North Street a distance of one hundred sixty-six and 77/100ths (166.77) feet to a spike set and land now or formerly of Madessa Realty, LLC as recorded in the Kennebec County Registry of Deeds in Book 7744, Page 271. Thence S 4° 55' 48" W along the westerly line of land of said Madessa Realty, LLC a distance of one hundred thirty-three and 21/100ths (133.21) feet to an iron pin found and the northwesterly corner of land now or formerly of Daniel Dubord as recorded in said Registry in Book 4311, Page 71. Thence S 4° 55' 48" W along the westerly line of land of said Dubord a distance of sixty-six and 10/100ths (66.10) feet to an iron pin found and land now or formerly of Lawrence Rogers and Carole Rogers as recorded in said Registry in Book 7943, Page 341. Thence N 66° 39' 09" W along the northerly line of land of said Rogers a distance of two hundred twenty-six and 30/100 (226.30) feet to an iron pin found and the easterly side of Pleasant Street. Thence N 23° 20' 51" E along the easterly side of Pleasant Street a distance of one hundred fifty-three and 94/100ths (153.94) feet to the point of beginning. The above-described parcel of land contains 34,218 square feet or 0.79 acres.

Also conveying the easement reserved in the Deed from Delta Realty, LLC to Madessa Realty, LLC by Deed dated November 21, 2003 and recorded in the Kennebec County Registry of Deeds in Book 7744, Page 271, and described in Exhibit A attached to said Deed with cross-hatching. Said easement is conveyed to the herein Grantee, its successors and assigns, for the purpose of ingress and egress and the parking of motor vehicles at the risk of the Grantee, its successor and assigns, including the right to pave and mark the pavement areas. Which parking area shall be used in common with Madessa Realty, LLC, its successors and assigns, but the parties agree to cooperate in order to facilitate the Grantee's, its successors and assigns, ability to use and enjoy the rights herein conveyed. Together with the right to release said reserved easement pursuant to a Release Deed duly acknowledged and recorded if the Grantee no longer wishes to retain the foregoing parking easement. But the Grantee shall be under no obligation to release said reserved parking easement.

The above-described parcel of land was referred to as the "Y Building" in an earlier deed, and was also known as the "North Grammar School Lot." The easement herein conveyed is over a portion of land

② *Quinn, Woodson*
245 Commercial St Waterville 04901


48-208

now or formerly known as the "Harris House."

Being the same premises as conveyed to WHA, Inc. by Delta Realty, LLC by deed dated January 23, 2008 and recorded in the Kennebec County Registry of Deeds in Book 9627, Page 45.

IN WITNESS WHEREOF, WHA, Inc. has caused this instrument to be signed and sealed in its name by Michael K. Johnson, its Treasurer, thereunto duly authorized this 18th day of September, 2008.

WITNESS:



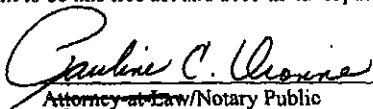
WHA, INC.


By: Michael K. Johnson
Its: Treasurer

STATE OF MAINE
KENNEBEC COUNTY, ss.

SEPTEMBER 18, 2008

Then personally appeared the above named Michael K. Johnson, Treasurer of WHA, Inc., as aforesaid, and acknowledged the foregoing instrument to be this free act and deed in his capacity and the free act and deed of WHA, Inc..


Attorney-at-Law/Notary Public

Pauline C. Dionne
Print Name

my Commission Expires
4/24/14



Received Kennebec SS.
09/18/2008 2:54PM
Pages 2 Attest:
BEVERLY BUSTIN-HATHEWAY
REGISTER OF DEEDS